19810930000104750 1/1 $.00
Shelby Cnty Judge of Probate,AL
09/30/1981 12:00:00AM FILED/CERT

This instrument was prepared by
(Name) Harold R. Walker 918 10000
(Address) 2105 Old Montgomery Hwy. Pelham,Ala. 35124

WARRANTY DEED- AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars ----------($10.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Harold R. Walker and wife Frances J. Walker

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Stoney Ridge Development Corporation

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of acreage situated in Section 2, Township 21 South, Range 3 West Shelby County, Alabama more particularly described as follows: From the Northeast corner of said Section 2, run west along the North line of said section for a distance of 671.98 to the east right of way line of U.S. Highway 31,thence turn an angle to the left of 82 deg. oo min. and run in a southwesterly direction along the east right of way of said highway for a distance of 138 feet to a point of beginning, thence turn an angle to the left of 92 deg. 38 min. and run in a southeasterly direction for a distance of 249.26 feet, thence turn an angle of the left of 5 deg. 22 min. and run in an easterly direction for a distance of 23.03 feet, thence turn an angle to the right of 91 deg. 15 min. and run in a Southerly direction for a distance of 77.10 feet, thence turn an angle to the right of 90deg. 38 min. and run in a Westerly direction for a distance of 282.47 feet to a point on the eastern right of way line for U.S. Highway #31, thence turn an angle to the right of 96.deg. 07 min. and run in a northerly direction along said right of way line for a distance of 92 feet to the point of beginning, containing 0.531 acres more or less.

Subject to existing easements, restricitons, set-back lines, rights of way, limitations, if any, of record.

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TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 23rd day of September, 19 81.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1981 SEP 30 PM 12: 19
Thomas A. Thornton, Jr.
JUDGE OF PROBATE

Harold R. Walker (Seal)
Frances J. Walker (Seal)
(Seal)
(Seal)
(Seal)

Deed 1.00
Rec. 1.50
Jud. 1.00
3.50

STATE OF ALABAMA
Shelby COUNTY } General Acknowledgment

I, Phyllis H. Howton, a Notary Public in and for said County, in said State, hereby certify that Harold R. Walker and Frances J. Walker whose name are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of September A. D., 19 81.

Phyllis H. Howton
Notary Public
MY COMMISSION EXPIRES JUNE 2, 1985